

## **ORDINANCE NO. 99-32-CM**

### **AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF TIPPECANOE COUNTY, INDIANA, TO REZONE CERTAIN REAL ESTATE FROM A TO PDRS**

#### **BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF TIPPECANOE, INDIANA:**

Section 1. The Unified Zoning Ordinance of Tippecanoe County, Indiana, being a separate ordinance and not part of a unified county code is hereby amended to rezone the following described real estate, to-wit:

#### **LEGAL DESCRIPTION TRACT 1**

A part of the west half of the northwest quarter of Section Twelve (12), Township Twenty-four (24) North, Range Three (3) West, Washington Township, Tippecanoe County, Indiana, being depicted on a plat of survey by Vester & Assoc., Inc., Job No. E-97146 and being more particularly described as follows, to wit:

Beginning at the southwest corner of the west half of the northwest quarter of said section 12-24-3, said point being marked by a railroad spike, thence along the west line of said west half, North 0° 00' 56" West a distance of 687.38 feet to a PK nail; thence along the centerline of Bridge Creek the following 27 courses, (1) North 70° 12' 18" East a distance of 88.32 feet; (2) South 71° 23' 21" East a distance of 151.29 feet; (3) North 70° 35' 19" East a distance of 73.22 feet; (4) North 6° 50' 29" East a distance of 195.74 feet; (5) North 85° 34' 21" West a distance of 61.54 feet; (6) North 19° 33' 03" West a distance of 35.21 feet; (7) North 28° 29' 18" East a distance of 77.27 feet; (8) South 77° 37' 57" East a distance of 79.32 feet; (9) North 65° 56' 51" East a distance of 51.03 feet; (10) North 19° 34' 31" East a distance of 47.51 feet; (11) North 0° 36' 53" East a distance of 173.39 feet; (12) North 59° 10' 57" East a distance of 68.90 feet; (13) North 38° 00' 58" West a distance of 168.10 feet; (14) North 24° 57' 49" East a distance of 146.02 feet; (15) North 77° 40' 06" East a distance of 25.30 feet; (16) North 37° 59' 20" East a distance of 37.56 feet; (17) North 11° 08' 35" East a distance of 45.04 feet; (18) North 51° 48' 08" East a distance of 168.76 feet; (19) North 4° 32' 26" East a distance of 39.84 feet; (20) North 36° 32' 46" East a distance of 53.74 feet; (21) North 82° 35' 52" East a distance of 81.90 feet; (22) North 12° 43' 55" East a distance of 77.54 feet; (23) North 73° 41' 45" East a distance of 71.78 feet; (24) North 55° 52' 23" East a distance of 84.08 feet; (25) North 35° 15' 50" East a distance of 205.81 feet; (26) North 48° 04' 15" East a distance of 78.55 feet; (27) South 81° 52' 30" East a distance of 125.43 feet; thence along the centerline of the north branch of Bridge Creek, North 50° 53' 14" East a distance of 60.11 feet; thence along said north branch, North 2° 38' 11" East a distance of 71.88 feet to the south line of the Paul Randall Rouse and Sara Elizabeth Rouse property, as described in deed record 97-08419, recorded May 6, 1997 in the office of the Tippecanoe County Recorder; thence along said south line, South 88° 06' 16" East a distance of 95.84 feet to the east line of said west half, thence along said east line, South 0° 12' 14" East a distance of 2285.99 feet to a Thomas L. Newport capped rebar at the southeast corner of said west half, thence along the south line of said west half, North 88° 16' 02" West a distance of 1358.56 feet to the point of beginning, containing 49.5099 acres.

#### **LEGAL DESCRIPTION TRACT 2**

A part of the west half of the northwest quarter of Section Twelve (12), Township Twenty-four (24) North, Range Three (3) West, Washington Township, Tippecanoe County, Indiana, being depicted on a plat of survey by Vester & Assoc., Inc., Job No. E-97146 and being more particularly described as follows, to wit:

Commencing at the southwest corner of the west half of the northwest quarter of said section 12-24-3, said point being marked by a railroad spike, thence along the west line of said west half, North 0° 00' 56" West a distance of 2014.99 feet to a PK nail and the point of beginning of the herein described tract; thence continuing along said west line, North 0° 00' 56" West a distance of 363.67 feet to the centerline of State Road 25; thence along said centerline, North 59° 40' 47" East a distance of 539.80 feet to the north line of said west half-, thence along said north line, South 88° 06' 16" East a distance of 102.37 feet to a PK nail on the west line of the William R. Blackhurst and Gail R. Blackhurst property, as described in deed record 96-12469, recorded June 24, 1996 in the office of the Tippecanoe County Recorder; thence along said west line, South 21° 51' 31" West a distance of 392.37 feet to a corner post at the southwest corner of said Blackhurst property; thence

South 71° 22'37" West a distance of 135.18 feet to a corner post; thence South 17° 05'59" West a distance of 212.57 feet to a corner post; thence South 84° 30' 01 " West a distance of 232.55 feet to the point of beginning, containing 4.3626 acres.

Section 2. Said real estate is hereby rezoned as follows:

From: A

To: PDRS

Section 3. This Ordinance shall be in full force and effect immediately upon its passage.

Finally passed and adopted by the Board of Commissioners of Tippecanoe County, Indiana, this 2<sup>nd</sup> day of August, 1999.

VOTE

Absent

\_\_\_\_\_  
President

Yes

\_\_\_\_\_  
Vice President

Yes

\_\_\_\_\_  
Member

ATTEST:\_\_\_\_\_  
Auditor